

UNITED STATES BANKRUPTCY COURT
Northern District of California

In re: Benyam Mulugeta and Paula R. Mulugeta

Debtor(s)

Bankruptcy No.:	09-51900
R.S. No.:	RKN/001
Hearing Date:	04/22/2009
Time:	10:00 am

Relief From Stay Cover Sheet

Instructions: Complete caption and Section A for all motions. Complete Section B for mobile homes, motor vehicles, and personal property. Complete Section C for real property. Utilize Section C as necessary. If moving party is not a secured creditor, briefly summarize the nature of the motion in Section D.

(A) Date Petition Filed: 03/18/2009 Chapter: 11
Prior hearings on this obligation: N/A Last Day to File §523/§727 Complaints: N/A

(B) Description of personal property collateral (e.g. 1983 Ford Taurus):

Secured Creditor [] or lessor []

Fair market value: \$ _____
Contract Balance: \$ _____
Monthly Payment: \$ _____
Insurance Advance: \$ _____

Source of value: _____
Pre-Petition Default: \$ _____
No. of months: _____
Post-Petition Default: \$ _____
No. of months: _____

(C) Description of real property collateral (e.g. Single family residence, Oakland, CA): Mixed use commercial/residential prop., Oakland, CA

Fair market value: \$ 1,960,000.00 Source of value: Appraisal If appraisal, date: 12/03/2008

Moving Party's position (first trust deed, second, abstract, etc.): First Trust Deed

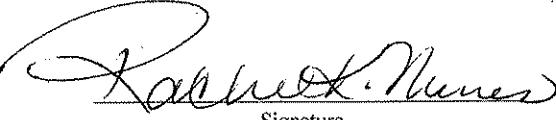
Approx. Bal.	\$ <u>1,787,414.02</u>	Pre-Petition Default:	\$ <u>105,052.00</u>
As of (date):	<u>04/01/2009</u>	No. of months:	<u>10</u>
Mo. payment:	\$ <u>10,505.20</u>	Post-Petition Default:	\$ <u>10,505.20</u>
Notice of Default (date):	<u>11/12/2008</u>	No. of months:	<u>1</u>
Notice of Trustee's Sale:	<u>03/03/2009</u>	Advances Senior Liens:	\$ <u>N/A</u>

Specify name and status of other liens and encumbrances, if known (e.g. trust deeds, tax liens, etc.):

Position	Amount	Mo. Payment	Defaults
2nd <input checked="" type="checkbox"/> Trust Deed: CMR Mortgage Fund	\$ <u>1,000,000.00</u>	\$ <u>unknown</u>	\$ <u>unknown</u>
3rd <input checked="" type="checkbox"/> Trust Deed: Tomoko Na Kama	\$ <u>783,000.00</u>	\$ <u>unknown</u>	\$ <u>unknown</u>
Real Property Tax Liens	\$ <u>65,298.97</u> (est.)		
City of Oakland Liens	\$ <u>unknown</u>		
(Total)	\$ <u>1,248,298.97</u>	\$ _____	\$ _____

(D) Other pertinent information:

Dated:


Signature
RACHEL K. NUNES
Print or Type Name

Attorney for Sterling Savings Bank